



ANTIQUE BUILDTECH PVT. LTD

(ENGINEERING CONSULTANT)

191, Mohan Nagar, Gopalpura Bypass, Jaipur
E-mail- abpl172@gmail.com, 01412760303

R=11 31/03/2021

Date 22/07/2021

FORM R-2
[See Regulation 3(4)]

CERTIFICATE BY ENGINEER

(To be uploaded by the Promoter on his webpage on the RERA website before
Withdrawal of money from separate account – Project wise)

To,

Renaissance Buildhome Pvt Ltd
6D, Corporate Tower A-2,
Jawahar Lal Nehru Marg, Jaipur – 302017

Subject: Certificate of Cost incurred for development of Affordable housing **Project Rudraksh - II** for construction of G+4 Building(s) (RERA Registration Number RAJ/P/2017/246) situated on the Khasra No. / Plot No. ASHADEEP GREEN VISTA , Village- Shri Kishanpura, SEC. 37, NEAR KENDRIYA VIHAR - II , Jaipur - 302025 (Rajasthan), demarcated by its boundaries (Latitude 75.86997404694557 and Longitude 26.796768559385303 of the end points) admeasuring 13076.70 Sq.mtr Area being developed by Renaissance Buildhome Pvt Ltd.

Sir,

I Paresh Kumar Gupta have undertaken assignment of certifying Estimated Cost for the Subject Real Estate Project proposed to be registered under RERA Rajasthan, being G+4 Building(s) of the Rudraksh - II situated on the Khasra No. / Plot No. ASHADEEP GREEN VISTA , Village- Shri Kishanpura, SEC. 37, NEAR KENDRIYA VIHAR - II , Jaipur - 302025 (Rajasthan) admeasuring 13076.70 Sq.mtr Area being developed by Renaissance Buildhome Pvt Ltd..

1. We have estimated the cost of the completion to obtain Occupation Certificate/ Completion Certificate, of the Civil and Allied works, of the Building(s) of the Project. Our estimated cost calculations are based on the drawings/plans made available for the project under reference by developer.


Paresh Kumar Gupta
Chartered Engineer
Registered Valuer F.I.V.(India) F-26475
CAT-I/267/PCCIT/ITO(Tech.)/PR/2016-17

ANTIQUE BUILDTECH PVT. LTD.

Ph. +91-9414873031, 9587006837 | E-mail : abpl172@gmail.com | CIN No. - U45201RJ2005PTC021290
Regd. Office : 1351, Barkat Nagar, Jaipur Rajasthan - 302015

2. We estimate total estimated (Based on actual calculation) cost of completion of the building(s) of the aforesaid project Rudraksh - I under reference as Rs. 30,00,00,000/- (Total of Table A & B). The estimated total cost of project is with reference to the Civil and allied works required to be completed for the purpose of obtaining occupation certificate/completion certificate for the building(s).
3. The Estimated cost incurred till date is calculated at Rs. 19,83,43,324.07 (Total of Table-A & B). The amount of estimated cost incurred is calculated on the base of amount of total estimated cost.
4. The balance cost of completion of the civil and allied works of the building(s) of the subject project is estimated at Rs. 10,16,56,675.93 (Total Table - A & B)
5. I Certify that the cost of the Civil and allied work for the aforesaid project as completed on the date of this certificate is as given in Table A and B below:

TABLE-A

Khasra No. / Plot No. ASHADEEP GREEN VISTA or called 'Rudraksh - II'

(To be prepared separately for each Building of the Real Estate Project)

(Calculation Sheet Attached Separately of Project)

(Cost of This Part Also Include the Cost of Table-B Because At the Time of Registration of Project Composite Cost of Project Is Given)

| S. no. | Particulars | Amount |
|--------|--|---------------------|
| 1. | Total Estimated cost of the building as on date 31/03/2021 (date of Registration 27/09/2017) | Rs. 30,00,00,000.00 |
| 2. | Cost incurred as on 31/03/2021 (based on the estimated cost) | Rs. 19,83,43,324.07 |
| 3. | Work done in Percentage (as Percentage of the estimated cost) | 66.11% |
| 4. | Balance cost to be incurred (Based on Estimated Cost) | Rs. 10,16,56,675.93 |
| 5. | Cost incurred on additional/extra items as on ____ not included in the estimated cost (Annexure) | NIL |


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TABLE-B

(To be prepared for the entire registered phase of the Real Estate Project)
(Cost of This Part Included In Table-A Because At the Time of Registration of Project
Composite Cost of Project Is Given)

| S.no. | Particulars | Amount |
|-------|--|--------|
| 1. | Total Estimated cost of the internal and external development works including amenities and facilities in the layout as on _____ date of Registration is | N/A |
| 2. | Cost incurred as on _____ (based on the Estimated cost) | N/A |
| 3. | Work done in percentage (as percentage of the estimated cost) | N/A |
| 4. | Balance cost to be incurred (Based on estimated cost) | N/A |
| 5. | Cost incurred on additional/extra items as on _____ not included in estimated cost (Annexure-A) | N/A |

Yours Faithfully,

Signature of Engineer

Paresh Kumar Gupta

Chartered Engineer

Registered Valuer F.I.V. (Regd) F-26475


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Note:-

1. The scope of work is to complete entire Real Estate Project as per drawings approve from time to time so as to obtain Occupation/ Certificate/Completion Certificate.
2. The estimated cost includes all labour, material, equipment and machinery required to carry out entire work.
3. As this is an estimated cost, any deviation in quantity required for development of the Real Estate Project will result in amendment of the cost incurred/to be incurred.
4. All components of work with specifications are indicative and not exhaustive.

Attached: Annexure

| Annexure - A | | | | |
|--|---------------------------|-------------|--------|---|
| Rudraksh II (LIG Block A) (Ground + 5 Floors) | | | | |
| S. No. | Floor | BUA | Unit | Stage of Construction |
| 1 | Ground Floor | 7568.06 | Sqft | # Structure work complete, finishing work in progress |
| 2 | First floor | 13392.11 | Sqft | |
| 3 | Second Floor | 12345.06 | Sqft | |
| 4 | Third floor | 12345.06 | Sqft | |
| 5 | Fourth Floor | 12345.06 | Sqft | |
| 6 | Fifth Floor | 12345.06 | Sqft | |
| 7 | Mumpty and OHWT | 1351.21 | Sqft | |
| Approx. Cost of Construction of (LIG Block A) As on Date 31/03/2021 of Inspection: | | | | |
| S. No. | Description of floor/work | QTY. (Sqft) | Rate | Cost |
| 1 | Upto Plingth Work | 71691.62 | 104.50 | 7491774.29 |
| 2 | Ground Floor | 7568.06 | 427.50 | 3235345.65 |
| 3 | First floor | 13392.11 | 570.00 | 7633502.70 |
| 4 | Second floor | 12345.06 | 570.00 | 7036684.20 |
| 5 | Third floor | 12345.06 | 570.00 | 7036684.20 |
| 6 | Fourth Floor | 12345.06 | 570.00 | 7036684.20 |
| 7 | Fifth Floor | 12345.06 | 570.00 | 7036684.20 |
| 8 | Mumty and OHWT | 1351.21 | 332.50 | 449277.33 |
| | | 1 | Total | 46956636.77 |
| Rudraksh II (LIG Block B) (Ground + 5 Floors) | | | | |
| S. No. | Floor | BUA | Unit | Stage of Construction |
| 1 | Ground Floor | 7736.47 | Sqft | # Structure work complete, plaster work in progress |
| 2 | First floor | 8790.83 | Sqft | |
| 3 | Second Floor | 8566.70 | Sqft | |
| 4 | Third floor | 8566.70 | Sqft | |
| 5 | Fourth Floor | 8566.70 | Sqft | |
| 6 | Fifth Floor | 8566.70 | Sqft | |
| 7 | Mumpty and OHWT | 932.65 | Sqft | |
| Approx. Cost of Construction of (LIG Block B) As on Date 31/03/2021 of Inspection: | | | | |
| S. No. | Description of floor/work | QTY. (Sqft) | Rate | Cost |
| 1 | Upto Plingth Work | 51726.75 | 104.50 | 5405445.38 |
| 2 | Ground Floor | 7736.47 | 285.00 | 2204893.95 |
| 3 | First floor | 8790.83 | 380.00 | 3340515.40 |
| 4 | Second floor | 8566.70 | 427.50 | 3662264.25 |
| 5 | Third floor | 8566.70 | 427.50 | 3662264.25 |
| 6 | Fourth Floor | 8566.70 | 427.50 | 3662264.25 |
| 7 | Fifth Floor | 8566.70 | 427.50 | 3662264.25 |
| 8 | Mumty and OHWT | 932.65 | 0.00 | 0.00 |
| | | 2 | Total | 25599911.73 |
| Rudraksh II (LIG Block C) (Ground + 5 Floors) | | | | |
| S. No. | Floor | BUA | Unit | Stage of Construction |
| 1 | Ground Floor | 7388.38 | Sqft | # Structure work complete, plaster work in progress |
| 2 | First floor | 7388.38 | Sqft | |
| 3 | Second Floor | 7388.38 | Sqft | |
| 4 | Third floor | 7388.38 | Sqft | |
| 5 | Fourth Floor | 7388.38 | Sqft | |
| 6 | Fifth Floor | 7388.38 | Sqft | |
| 7 | Mumpty and OHWT | 914.80 | Sqft | |
| Approx. Cost of Construction of (LIG Block C) As on Date 31/03/2021 of Inspection: | | | | |


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| S. No. | Description of floor/work | QTY. (Sqft) | Rate | Cost |
|--------|---------------------------|-------------|--------|-------------|
| 1 | Upto Plingth Work | 45245.08 | 104.50 | 4728110.86 |
| 2 | Ground Floor | 7388.38 | 332.50 | 2456636.35 |
| 3 | First floor | 7388.38 | 427.50 | 3158532.45 |
| 4 | Second floor | 7388.38 | 427.50 | 3158532.45 |
| 5 | Third floor | 7388.38 | 427.50 | 3158532.45 |
| 6 | Fourth Floor | 7388.38 | 427.50 | 3158532.45 |
| 7 | Fifth Floor | 7388.38 | 427.50 | 3158532.45 |
| 8 | Mumty and OHWT | 914.80 | 190.00 | 173812.00 |
| | | 3 | Total | 23151221.46 |

Rudraksh II (LIG Block D) (Ground + 5 Floors)

| S. No. | Floor | BUA | Unit | Stage of Construction |
|--------|-----------------|---------|------|---|
| 1 | Ground Floor | 7388.38 | Sqft | # Structure work complete, plaster work in progress |
| 2 | First floor | 7388.38 | Sqft | |
| 3 | Second Floor | 7388.38 | Sqft | |
| 4 | Third floor | 7388.38 | Sqft | |
| 5 | Fourth Floor | 7388.38 | Sqft | |
| 6 | Fifth Floor | 7388.38 | Sqft | |
| 7 | Mumpty and OHWT | 914.80 | Sqft | |

Approx. Cost of Construction of (LIG Block D) As on Date 31/03/2021 of Inspection:

| S. No. | Description of floor/work | QTY. (Sqft) | Rate | Cost |
|--------|---------------------------|-------------|--------|-------------|
| 1 | Upto Plingth Work | 45245.08 | 104.50 | 4728110.86 |
| 2 | Ground Floor | 7388.38 | 427.50 | 3158532.45 |
| 3 | First floor | 7388.38 | 427.50 | 3158532.45 |
| 4 | Second floor | 7388.38 | 427.50 | 3158532.45 |
| 5 | Third floor | 7388.38 | 427.50 | 3158532.45 |
| 6 | Fourth Floor | 7388.38 | 427.50 | 3158532.45 |
| 7 | Fifth Floor | 7388.38 | 427.50 | 3158532.45 |
| 8 | Mumty and OHWT | 914.80 | 285.00 | 260718.00 |
| | | 4 | Total | 23940023.56 |

Rudraksh II (LIG Block E) (Ground + 5 Floors)

| S. No. | Floor | BUA | Unit | Stage of Construction |
|--------|-----------------|---------|------|---|
| 1 | Ground Floor | 6221.77 | Sqft | All slabs completed, b/w & plaster work in progress |
| 2 | First floor | 6221.77 | Sqft | |
| 3 | Second Floor | 6221.77 | Sqft | |
| 4 | Third floor | 6221.77 | Sqft | |
| 5 | Fourth Floor | 6221.77 | Sqft | |
| 6 | Fifth Floor | 6221.77 | Sqft | |
| 7 | Mumpty and OHWT | 914.80 | Sqft | |

Approx. Cost of Construction of (LIG Block E) As on Date 31/03/2021 of Inspection:

| S. No. | Description of floor/work | QTY. (Sqft) | Rate | Cost |
|--------|---------------------------|-------------|--------|-------------|
| 1 | Upto Plingth Work | 38245.42 | 104.50 | 3996646.39 |
| 2 | Ground Floor | 6221.77 | 285.00 | 1773204.45 |
| 3 | First floor | 6221.77 | 285.00 | 1773204.45 |
| 4 | Second floor | 6221.77 | 285.00 | 1773204.45 |
| 5 | Third floor | 6221.77 | 285.00 | 1773204.45 |
| 6 | Fourth Floor | 6221.77 | 285.00 | 1773204.45 |
| 7 | Fifth Floor | 6221.77 | 285.00 | 1773204.45 |
| 8 | Mumty and OHWT | 914.80 | 190.00 | 173812.00 |
| | | 5 | Total | 14809685.09 |

Rudraksh II (EWS Block F) (Ground + 5 Floors)

| S. No. | Floor | BUA | Unit | Stage of Construction |
|--------|-------|-----|------|-----------------------|
|--------|-------|-----|------|-----------------------|


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| | | | | |
|---|-----------------|---------|------|---|
| 1 | Ground Floor | 9181.51 | Sqft | # Structure work complete, finishing work in progress |
| 2 | First floor | 9181.51 | Sqft | |
| 3 | Second Floor | 9181.51 | Sqft | |
| 4 | Third floor | 9181.51 | Sqft | |
| 5 | Fourth Floor | 9181.51 | Sqft | |
| 6 | Fifth Floor | 9181.51 | Sqft | |
| 7 | Mumpty and OHWT | 1055.00 | Sqft | |

Approx. Cost of Construction of (EWS Block F) As on Date 31/03/2021 of Inspection:

| S. No. | Description of floor/work | QTY. (Sqft) | Rate | Cost |
|--------|---------------------------|-------------|--------|-------------|
| 1 | Upto Plingth Work | 56144.06 | 104.50 | 5867054.27 |
| 2 | Ground Floor | 9181.51 | 570.00 | 5233460.70 |
| 3 | First floor | 9181.51 | 570.00 | 5233460.70 |
| 4 | Second floor | 9181.51 | 570.00 | 5233460.70 |
| 5 | Third floor | 9181.51 | 570.00 | 5233460.70 |
| 6 | Fourth Floor | 9181.51 | 570.00 | 5233460.70 |
| 7 | Fifth Floor | 9181.51 | 570.00 | 5233460.70 |
| 8 | Mumty and OHWT | 1055.00 | 285.00 | 300675.00 |
| | | 6 | Total | 37568493.47 |

Miscellaneous Consrutruction

| S. No. | Description of floor/work | QTY. (Sqft) | Rate | Cost |
|--------|-----------------------------------|-------------|-------|-------------|
| 1 | Overhead Expences (Complete area) | LS | LS | 24068302.00 |
| | | 7 | Total | 24068302.00 |


Miscellaneous Consrutruction

| S. No. | Description of floor/work | QTY. (Sqft) | Rate | Cost |
|--------|--|-------------|-------|------------|
| 1 | Consultancy Fees (Architect etc) (Complete area) | LS | LS | 2249050.00 |
| | | 8 | Total | 2249050.00 |

| | |
|--|------------------------|
| Total Value of Building & Civil Construction (Sum of 1 to 8) As on dt 31.03.2021 | 19,83,43,324.07 |
|--|------------------------|

Summary of the Total Project Cost (Rudraksh - II)

| | | |
|--|------------|------------------------|
| Total Land Cost (Estimated/Actual) | Rs. | 1,79,24,000.00 |
| Estimated Construction Cost | Rs. | 30,00,00,000.00 |
| Total Project Cost Given at the time of | Rs. | 31,79,24,000.00 |


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